

**MINUTES OF THE COMMUNITY DEVELOPMENT AUTHORITY OF THE CITY OF  
CUDAHY, HELD AT THE CUDAHY MUNICIPAL BUILDING,  
5050 S. LAKE DR., MILWAUKEE COUNTY, WI HELD  
Tuesday July 27, 2010 @ 5:30 P.M.**

**ROLL CALL**

Vice-Chairperson Mike Clark called the meeting to order at 5:30 pm. The following answered, "present" to the roll call: Ald. Joe Mikolajczak, Rick Ceschin, Marty Van Hoof, Ald Jason Litkowiec, and Joan Houlehen. Sara Eberhardy is excused. Also present: Economic Development Director Lara Fritts, Executive Director Bruce Schuknecht, and Ald. Richard Bartoshevich.

**MEETING STATEMENT**

The proper open meeting statement was read at this time.

**MINUTES:**

Held over for the August 16, 2010 meeting.

**REPORTS FROM OFFICERS:**

The CDA M&I Checking account has a balance of \$ 7,807.80 and the LGIP account has a balance of \$ \$ 244,448.07 as of June 30, 2010

**OLD BUSINESS**

1. Update regarding Work Plan for 2010. Update from Lara Fritts, no action taken.
2. Discussion and action regarding John Antaramian/EEC Project. **MOTION WAS MADE BY JOAN HOULEHEN, SECOND BY RICK CESCHIN** to recommend to the Common Council to adopt Mr. Antaramian/EEC Project. Motion carried 4 – 2.
3. Update, discussion, and action regarding MCSC contract. Update. No action taken.

**NEW BUSINESS**

1. Discussion and action regarding proposed Development Agreement between the City, CDA and Jerry Kotarak/Joe's K-Ranch. **MOTION WAS MADE BY ALD. JASON LITKOWIEC, SECOND BY ALD. JOE MIKOLAJCZAK** to recommend to the Common Council the Development Agreement between the City, CDA and Jerry Kotarak. Motion carried unanimously.
2. Discussion and action regarding proposed amendment to the Development Agreement between the City, CDA and Cobalt Partners, LLC. **MOTION WAS MADE BY RICK CESCHIN, SECOND BY JOAN HOULEHEN** to recommend to the Common Council the Development Agreement between the City, CDA and Cobalt Partners, LLC with an attachment for any appropriate changes. Motion carried five to zero with one member abstaining.
3. Update, discussion, and action regarding Façade Design Grant Application for 5036 S. Packard Ave. (Vnuk's). **MOTION WAS MADE BY MARTY VAN HOOFF, SECOND BY RICK CESCHIN** to approve the Façade Design Grant under new ownership. Motion

carried unanimously.

4. Discussion and action regarding Façade Design Grant Application for 4713-15 S, Packard Ave. (Jericho). **MOTION WAS MADE BY MARTY VAN HOOFF, SECOND BY JOAN HOULEHEN** to deny the Façade Design Grant Application. Motion carried unanimously.
5. Discussion and action regarding Façade Construction Grant Application for 3431 E. Plankinton Ave. (Samano's) **MOTION WAS MADE BY JOAN HOULEHEN, SECOND BY ALD. JOE MIKOLAJCZAK** to approve the Façade Construction Grant. Motion Carried unanimously.
6. Discussion and action regarding Façade Construction Grant Application for 3555 E. Layton Ave. (Airport Glass). **MOTION WAS MADE BY RICK CESCHIN, SECOND BY ALD. MIKOLAJCZAK** to approve the Façade Construction Grant Application. Motion passed 5 – 1.
7. Discussion and action regarding Façade Construction Grant Application 4978 S. Packard Ave. (La Seranata). **MOTION WAS MADE BY RICK CESCHIN, SECOND BY MARTY VAN HOOFF** to approve the Façade Construction Grant Application. Motion carried unanimously.
8. Discussion and action regarding Welcome Wagon Application of Laverne Dietzel (Craftsman Computer Service, Inc.) for 4770 S. Packard Ave. **MOTION WAS MADE BY ALD. JOE MIKOLAJCZAK, SECOND BY ALD. JASON LITKOWIEC** to approve the Welcome Wagon Application including a lease buy out. Motion carried unanimously.
9. Discussion and action regarding Round 3 of Façade Grant Program. No action taken.
10. Discussion and action regarding potential funds available for businesses not able to participate in existing CDA programs. Defer to August 16, 2010 meeting.
11. Discussion and action regarding grant writing proposal of Ayres for EPA area-wide grants. **MOTION WAS MADE BY MARTY VAN HOOFF, SECOND BY ALD. JOE MIKOLAJCZAK** to recommend to the Common Council to approve the grant writing proposal of Ayres for EPA area-wide grants. Motion passed 5 -1.
12. Discussion and action regarding Dickman Real Estate Company, Inc. proposal to market the former Iceport site. Put on hold.

## **UPDATES**

1. South Shore Economic Advancement Center – on hold for summer.
2. Façade Program Projects(s) – handout discussed.
3. Grants (SAG; Ready for Reuse, etc.) – change of ownership, market plan for city.
4. Center Point Development – four new tenants.
5. Iceport Environmental Strategy/Art Harrington – nothing new.
6. Cycling Classic – raised over \$ 16,000 for event.
7. PDI Graef – Shoreline Stabilization Grant – nothing new to report.
8. Sara Development – larger mailing.
9. Chase Movie Nights – four events all successful.
10. Tat's – new deck back of building.
11. Lippmann - \$ 1,000,000 renovation.
12. Parking Issues – nothing new to report.

13. Farmer's Market – venders want more signage.
14. Cobalt Partners, LLC – special meeting August 16, 2010.
15. New Business Openings – Philley Way Sandwich Shoppe, Guardian Angel Child care.
16. Other – misc. discussions ensued.

**MOTION WAS MADE BY ALD. JOE MIKOLAJCZAK, SECOND BY RICK CESCHIN**  
to adjourn at 8:06 p.m. Motion carried unanimously.